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Business Developments,
Report December 1
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Economic Survey of the Town of Stavely
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ECONOMIC SURVEY

OF THE
TOWN OF

LIBRARY
VAULT

STAVELY

INDUSTRIAL DEVELOPMENT BRANCH

Industry
DEPARTMENT OF ECONOMIC AFFAIRS

GOVERNMENT OF THE PROVINCE OF ALBERTA

HON. A. J. HOOKE
MINISTER

RALPH R. MOORE
DEPUTY MINISTER

ECONOMIC SURVEY
TOWN OF STAVELY
by
INDUSTRIAL DEVELOPMENT BRANCH
DEPARTMENT OF ECONOMIC AFFAIRS

This survey was compiled with the cooperation of Town officials and historical data supplied by Mr. E. C. Webster.

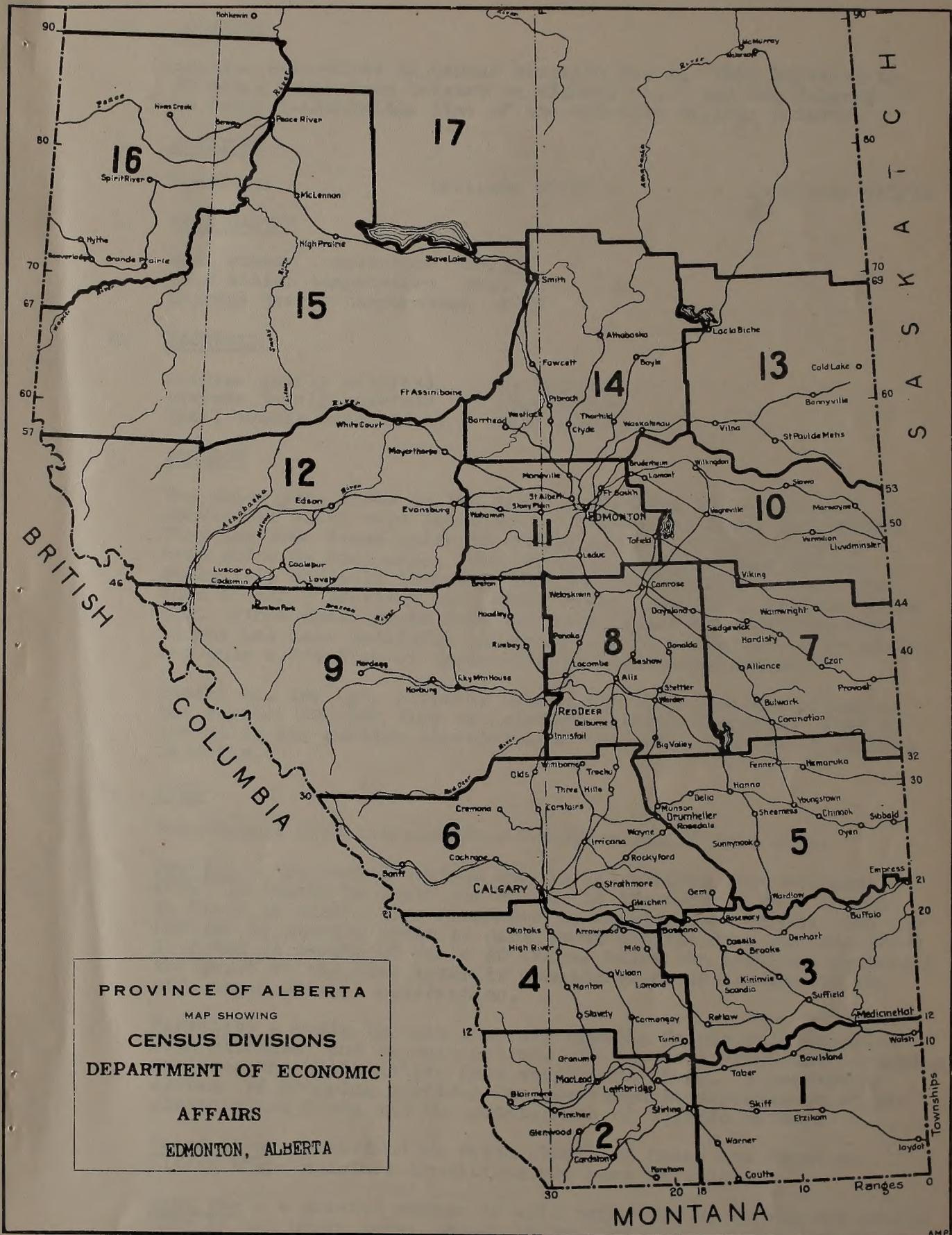
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JUNE 1950

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PROVINCE OF ALBERTA
MAP SHOWING
CENSUS DIVISIONS
DEPARTMENT OF ECONOMIC
AFFAIRS
EDMONTON, ALBERTA



TOWN OF STAVELY

1. LOCATION

Section 8-14-27-W4 in Census Division No. 4. This location is 71 miles south from Calgary on Highway No. 2 and the Calgary to Macleod-Lethbridge line of the Canadian Pacific Railway.

2. ALTITUDE

3,422 ft. Latitude 50/10 Longitude 113/39

3. TEMPERATURE

Mean summer temperature 58.5°F
Mean winter temperature 26.5°F
Average yearly temperature 40°F

4. RAINFALL

Average yearly rainfall 11 inches
 Average yearly snowfall 59.8 inches
 Total yearly precipitation 16.5 inches

5. GEOLOGY

The underlying rocks in the Stavely district are shales and sandstones which were deposited by streams in lakes and deltas. They are thus fresh water in origin and are several hundred feet thick in that area. The rocks are grouped together by Geologists who call them the "Paskapoo Formation" and who give them an early Tertiary age, which began some fifty million years ago. Since these rocks were deposited the North American continent has been uplifted, consequently the rocks have been eroded and only a fraction of their original thickness remains.

During the Ice Age, glaciers moved over this area depositing on the surface boulder clay and similar glacial deposits. Many of the hills and smaller elevations in this area consist of glacial deposits.

6. SOIL

The Stavely district lies in a "shallow black" soil zone.

Profile - The normal profile has an (A) horizon that averages about 10 inches in depth and which, in its upper 3 to 6 inches is black in color. The remainder is usually dark brown. The (B) horizon is usually brown to dark brown and the lime horizon (Bca) is found at depths of 24 to 30 inches below the surface. Generally the depth to the lime layer is considered as indicative of the efficiency of rain penetration.

Fertility - Soils in this zone are usually fairly well supplied with nitrogen and organic matter. In any zone exhaustive cropping depletes the soils native food supply and fibre. A permanent system of cropping provides for the adequate replacement of depleted plant foods and the maintenance of organic matter.

Vegetation - Grassland in which bluffs of trees are found in places where moisture conditions are more favorable.

Land Use - A greater number of soil types can be considered arable than in the brown zone. Wheat is the principal crop grown but considerably more diversification is possible and should be practised to maintain soil fertility. The non-arable land is generally very good pasture land.

7. HISTORY

Stavely has made considerable progress since the early settlers arrived in what is now a rich and highly productive agricultural district. From an outpost community consisting of a converted railway box-car and a few shacks, Stavely has developed into a thriving town. Its history began in 1881 when the grazing rights on the surrounding land were leased by an English company, named the Oxley Ranch Company. The town was named after the first chairman of this company, the Right Honorable Alexander Staveley Hill, Q.C., P.C., D.C.L., J.P., D.L., Recorder of Banbury, Deputy High Steward of Oxford University, Counsel to the Admiralty, M.P. for Coventry, 1868-75. This long list of titles was copied from records in the Macleod court house. Dropping of the letter "e" from the word Staveley, brought considerable protest from the "Hill" relatives; however, the citizens decided the name should be spelled Stavely.

Two men are living today who worked and rode for the Oxley Ranch Company in the eighties. One is Charles F. A. Leeds who ranched for many years northwest of Claresholm, and the other is J. L. (Lem) Sexsmith, who now resides in High River.

The first post office known as "New Oxley", was located on the east bank of Willow Creek about 7 miles southwest of the present site of Stavely. This post office served Stavely and district, also Parkland, Pultney, Claresholm and Woodhouse. The first mail to arrive at New Oxley came via Fort Benton, Montana. The ruins of New Oxley post office are still visible.

Mr. E. C. Webster a local businessman, has a wealth of historic data and relics, including envelopes with postage stamps intact, addressed to Charles F. A. Leeds, New Oxley, N.W.T. These envelopes are still plainly post marked and back-stamped and show as having been posted in the late eighties and early nineties.

Though cattlemen were responsible for the original settlement of the district, farmers were responsible for its development.

Mr. Axel Johnson, one of the pioneer settlers, is an example of the fine type of farmers who developed this district. He has developed his farm into one of the most prosperous 640 acre farms in Western Canada, and though nearing eighty years of age, he still does most of his farm work.

Stavely was incorporated as a village in 1907, and steps were immediately taken to become incorporated as a town. The reason such steps were taken, the village residents wanted natural gas to heat their homes, but a satisfactory franchise could not be granted until the community was incorporated as a town. Such incorporation required a population not less than 500, and at that time the population was only slightly in excess of 200.

When incorporation as a town took place in 1912, no gas was available, for just as they were in a position to grant a franchise, the gas supply from Bow Island began to run low. It was not until the discovery of gas in Turner Valley, that Stavely obtained gas service.

James H. and William R. Brand built and operated the first general store.

There is definitely no question as to whom the honor should go for doing the most to gain recognition for Stavely in the sports world;

to Lester (Slim) Haynes, that honor rightly belongs. It is quite possible, in fact very probable, that Slim Haynes is the only person in the Province of Alberta whose picture and a short write-up appeared in Ripley's "Believe It or Not" newspaper feature. It appeared on November 30th, 1940 in newspapers all across the United States and Canada. Beside his picture the article read, "Lester (Slim) Haynes pitched thirty-one years with the same ball club -- Stavely, Alberta, Canada. Pitched three shut-out games in one day".

Slim did more for Stavely and district than just play ball. When there was any community work requiring special attention, Slim was invariably appointed and the job was always efficiently accomplished.

8. LIVING CONDITIONS

Stavely is a typical western small town with perhaps a little more to offer than the average small town. Being situated in the southern and more sunny part of the province, the climate is quite moderate the year round. The town commands an enviable view of the world famous "Rocky Mountains".

Though Stavely has not a central water and sewage system, it does have natural gas and electric power.

Stavely's younger generation were not forgotten as the community developed. They have fine education and recreational facilities.

The community owned park and fairgrounds, consists of approximately 38 acres of town land which is well used by both generations. The park contains a half-mile race track, a baseball diamond with grandstand, screens, etc. There is a nine hole golf course, a club house with tea rooms, and a play yard set out in the trees behind the club house where children can play in safety.

There is a community park located ten miles southwest from Stavely on Willow Creek. This park covers about 80 acres and contains a swimming pool with dressing rooms, a fine dance and refreshment pavillion, and plenty of room for camping and picnicking under large trees.

Within the town is a fine 48 X 126 foot community hall that is controlled and operated by the Stavely Community Centre. There is also a Community Library and excellent school facilities where students are taught grades 1-12.

There are 130 residences and business buildings within the town limits, and 90% of homes are owner occupied. Rents run from \$30 to \$50 for 4 and 5 room cottages.

The residents of Stavely are a happy lot, and very enthusiastic and co-operative when any community enterprise is undertaken.

9. ADMINISTRATION

The town is governed by a town council, which consists of a mayor, elected to serve a two year term, and six councillors, two of whom are elected each year to serve a three year term.

10. LAW ENFORCEMENT

One town constable and a police magistrate.

Regulations

The town has its own building and zoning by-laws. Plans for new construction or major alterations must be approved by the town council.

Electrical installations must conform to the Alberta Electrical Protection Act.

Sanitary installations must conform to the Alberta Public Health Regulations.

11. FIRE PROTECTION

The town fire department consists of 12 volunteer firemen and a fire chief. There are no wages involved but the crew are protected with accident insurance. Two elevated tanks, one on each end of town each with a capacity of 7,000 gallons, provide a water supply for fire fighting. A portable pressure pump, carried on a trailer along with 300 ft. of $1\frac{1}{2}$ " hose, is used to boost the water pressure from the tanks. An emergency reservoir at the skating rink contains an extra 5,000 gallons of water.

One 1930 model - two ton G.M.C. fire truck carries the following equipment:

2 - 30 gallon tanks containing soda and acid
1 - 150 gallon tank containing soda and acid
75 ft. of $\frac{3}{4}$ " booster hose and a shut off nozzle
1 - 15 foot extension ladder

12. TAX STRUCTURE

<u>% of Actual Value</u>	<u>1950 Assessment</u>	<u>Mill Rate</u>
Land 100%	\$ 47,787.00	Municipal 26
Improvements 100%	401,042.00	School 20
Business	29,479.00	Hospital 4
Total	478,308.00	50 mill

13. AREAS

Total area of town	640 acres
Streets, lanes and highways	34.62 acres
Public parks and playgrounds	30 acres

<u>Road and Street Mileage</u>				
<u>Gravel</u>	<u>Paved</u>	<u>Unopened</u>	<u>Unpaved</u>	<u>Total</u>
2.75	1	.44	1.08	5.27 miles

There is approximately 2 miles of concrete sidewalk.

14. SEWER AND WATER MAINS

There is no central water or sewage system. The town is at present considering plans for such installations in the near future.

15. WATER

The water supply is obtained from several private wells and a drilled town well. Water from the town well is stored in a 5,000 gallon underground storage reservoir.

Analysis

	<u>Parts per Million</u>
Total solids	638
Ignition Loss	30
Hardness	15
Sulphates	50
Chlorides	61
Alkalinity	400
Nature of Alkalinity - carbonate of soda and trace of lime	
Nitrites	nil
Nitrates	nil

Remarks

Iron - 2 parts per million

This is a soft water, hardness - 1 grain per gallon and containing 28 grains per gallon carbonate of soda.

16. POWER

Electric power is supplied by the Calgary Power Co. under a long term contract. Present rates in effect are as follows:

Domestic Service - Available only for lighting, heating, cooking, domestic power and ordinary uses in private houses and apartments used exclusively for residential purposes.

First 20 KWH's (or less) per month.....\$3.00 gross minimum

Subject to 30¢ prompt payment discount, making \$2.70 net minimum

All over 20 KWH's used per month..... 1.5¢ per KWH

Note: Discount of 30¢ applies on all bills paid within discount period.

The foregoing rate applies where the maximum demand does not exceed 5 kilowatt. Where the demand exceeds 5 kilowatt, an additional monthly demand charge of 50¢ per kilowatt is made.

Connection Charge for new consumers \$1.00

Reconnection Charge \$5.40

Commercial Service - Available where other rates listed do not apply.

Service Charge

First 500 watts of installed capacity.....\$1.10 per month

Each additional 250 watts of installed capacity \$.30 per month

Energy Charge

First 50 KWH's per month per KW of installation .10¢ per KWH

Next 150 KWH's per month per KW of installation 5¢ per KWH

All over 200 KWH's per month per KW of installation 2 1/4¢ per KWH

Discount: 10% if paid within discount period - based on even

dollars only of total bill, with a maximum discount of 30¢.

Minimum Charge \$2.30 gross; \$2.00 net per month

Minimum Deposit \$4.60

Reconnection Charge \$4.00

Power Service

(A.C) - Available for motors, rectifiers, commercial heating apparatus, etc., in commercial establishments.

Service Charge

\$1.00 per month per Kilovolt-ampere (KVA) of installation (one motor horsepower or one kilowatt in heating apparatus to be considered equivalent to 1 KVA)

Energy Charge

First 50 KWH's per month per KVA of installation.....5¢ per KWH

Next 50 KWH's per month per KVA of installation.....3 1/3¢ per KWH

Over 100 KWH's per month per KVA of installation.....1 2/3¢ per KWH

Discount: 10% if paid within discount period - based on even

dollars only of total bill, with a minimum discount of 30¢.

Minimum Charge \$3.30 gross; \$3.00 net per month

Minimum Deposit \$2.00 per H.P. with a minimum of \$6.00

Reconnection Charge \$6.00

17. GAS

Natural gas is supplied as a public utility by the Canadian Western Natural Gas Co. Ltd. Following are statements showing the number of accounts at the end of each year.

	1946	1947	1948	1949
Domestic	80	88	81	79
Commercial	37	36	39	39
Industrial	-	-	-	-

Gas Analysis

	Volume
Methane	86.9
Ethane	8.60
Propane	2.52
Isobane	0.20
Normal butane plus	0.17
Carbon Dioxide	0.80
Hydrogen Sulphide	0.00
Nitrogen (1)	1.14
Oxygen	0.38
Total	100.00%

Gross Heating Value - b.t.u. per cu. ft. at 0°C and 760 mm.hg pressure, dry basis computed using Thomsens values - 1,158

Specific Gravity - (Air-1)=0.640 (AC-ME Balance)

Remarks - Calculated from analysis and specific gravity. Generally it may be stated 1000 - b.t.u. per cu. ft. as delivered.

Rates

General Rate - Available to all consumers (Domestic, Commercial and Industrial)

First 2,000 cu. ft. or less.....\$1.50 per month

All additional Mcf..... .26 per Mcf per month

Minimum..... 1.50 per month

General Conditions

(1). When accounts are not paid on or before the due date, the charge per Mcf other than the first 2 Mcf shall be increased by 4¢ per Mcf, and the gross rate so arrived at shall apply.

(2). This rate shall be effective on all meter readings on or after the first day of December, 1949.

Commercial and Industrial Rates

This schedule is available to all commercial and industrial customers using in excess of 8,165 Mcf per year

Net Rates

(a) Customers whose annual consumption is greater than 8,165 Mcf per year and less than 34,000 Mcf per year -

Fixed Charge.....\$35.00 per month plus

Consumption Charge..... .21¢ per Mcf

Minimum monthly charge - fixed charge

(b) Customers whose annual consumption is greater than 34,000 Mcf per year.

Fixed Charge.....\$120.00 per month plus

Consumption Charge..... .18¢ per Mcf

Minimum Monthly Charge - Fixed charge

General Conditions

(1) This schedule is available only on annual contract, which shall continue from year to year thereafter, until either party shall give to the other party, at least thirty days prior to expiration of any such year, a written notice of desire to terminate same, whereupon at the expiration of such year, it shall cease and determine.

(2) When accounts are not paid on or before the due date the charge per Mcf shall be increased as follows: Rate (A) three (3¢) cents; Rate (B) two (2¢) cents. The gross rate so arrived at shall apply.

(3) When a customer has been billed under one subsection (A or B) of this rate, and at the end of the year it is found that he should have been billed under another subsection, his account for that year shall be adjusted and the necessary refund made by the company.

(4) This rate shall be effective on all meter readings on or after the first day of December, 1949.

Optional High Load Factor Rate

Available to consumers on annual contract whose annual consumption of gas is not less than 12,000 Mcf, and whose total consumption during the six meter reading periods ending May, June, July, August, September and October is not less than 40 per cent of their total consumption for the year.

Fixed Charge.....\$20.00 per month, plus \$1.00 per month per 1,000 cu. ft. of maximum 12 hour demand.

Commodity Charge

First 2,000 Mcf	per month	18¢ per Mcf
Next 2,000 Mcf	per month	15¢ per Mcf
Next 150,000 Mcf	per month	13¢ per Mcf
All additional Mcf	per month	125¢ per Mcf

Minimum Monthly Charge - Fixed charge

Determination of Demand

The maximum 12 hour demand shall be the greatest amount of gas in cubic feet delivered in any twelve consecutive hours during the current billing period or the preceding eleven billing periods as determined by the company by measurement. The maximum twelve hour demand of a new consumer of gas, shall be estimated by the company.

Term of Contract

One year and thereafter until terminated by thirty days written notice.

Effective Date

This rate shall be effective on all meter readings on and after the first day of December, 1949.

18. L.P. GAS

A large quantity of propane gas is consumed in this district.

To date there are 83 installations.

Storage capacity - 30,000 gallons; Price - 18¢ per gallon delivered.

19. DIESEL FUEL

Though large quantities of diesel fuel are used in this district, storage facilities are small. The local dealer handles individual orders and has facilities for delivering unlimited quantities as required.

Prices delivered - Summer grade 17.2¢ plus tax
Winter grade 18.7¢ plus tax
Stove oil 17.8¢ plus tax

20. COAL

The district coal supplies are freighted from Lethbridge mines. The following are prices per ton at storage sheds: Lump - \$11.50; Egg Coal - \$10.75 and Stoker Coal - \$9.50.

21. LOCAL RESOURCES

Cereals
Dairy Products
Livestock
Poultry and eggs
Garden vegetables
Sand
Gravel
Straw

22. GOVERNMENT OFFICES AND SERVICES

Federal
Post office

Provincial
Police Magistrate
Alberta Government Telephones

Municipal
Town office
Town Clerk
Fire hall
Municipal District of Argyle office

23. HEALTH SERVICES

The nearest hospital is at Claresholm. A travelling health unit visits the district once monthly.

Drugs and medical requirements to be self-applied may be obtained from the local drug store.

24. PROFESSIONAL AND SKILLED PERSONAL SERVICES
(excluding health services)

Type of Service	No. of Establishments
Lawyers	1 visiting weekly
Beauty Parlors	1
Barber shops	2

25. TRANSPORTATION

Canadian Pacific Railway - 1 passenger train each way daily between
Calgary and Lethbridge
Western Canadian Greyhound - 5 buses each way daily between Calgary
and Macleod

26. NEWSPAPERS

Stavely Advertiser - Weekly - Circulation 367 - Editor and
publisher Gordon Neale.

27. COMMUNICATIONS

Canadian Pacific Telegraph
Alberta Government Telephones
Post office
Radio Stations at Lethbridge and Calgary

28. FINANCIAL FACILITIES

Canadian Bank of Commerce

29. HOTELS

	<u>No. Rooms</u>	<u>Single Rates</u>	<u>Beer License</u>	<u>Dining Accom.</u>
Stavely Hotel	32	\$2.00 up	yes	yes

30. TOURIST CAMPS

None

31. CHURCHES

United
Latter Day Saints
Roman Catholic

32. LODGES

I.O.O.F.
Masonic Lodge
Royal Purple
B.P.O.E.
Rebekah's

33. SERVICE CLUBS

Business Mens' Club
Canadian Legion
Ladies Auxiliary
Lions Club

34. SOCIETIES AND ASSOCIATIONS

Home and School Association
Fish and Game Association
Agricultural Society

35. EDUCATION

The Stavely School District is in Macleod School Division No. 28. There are eight class rooms in two school buildings with about 186 pupils; the majority of whom are from rural areas and receive instruction in grades 1-12 from seven teachers. Additional staff includes a Home Economics instructor, and a shop Instructor.

A new four-room high school has recently been completed and will be ready for occupancy for the beginning of the fall term. This school is fully modern with thermostat controlled gas heating and running water.

The school contains four class rooms, two play rooms (boys and girls), principals office, a Home Economics instruction room and two wash rooms with showers.

Included in the education program are the following optional subjects: Home Economics, Shop, Typing, Biology, Music, French and Latin.

Six vans operating in the district provide transportation for out of town students.

36. THEATRES AND HALLS

	<u>Capacity</u>	<u>Stage</u>	<u>Piano</u>
Danielson's Hall (Dance and theatre combined)	400	yes	yes
Community Hall	500	yes	yes
Mormon Hall	150	yes	yes

37. CULTURAL ACTIVITIES

A school band is now being organized.

There is a town orchestra comprising 6 pieces, that play for local dances, parties, etc.

38. SPORTS

	<u>Sports Facilities</u>
Badminton	Community Hall
Golf	9 hole golf course
Skiing	Local snow-covered hill for skiing
Skating and Hockey	Covered arena
Curling	Curling rink with 2 sheets of natural ice
Baseball and softball	Sports and school grounds
Swimming	Swimming pool at Willow Creek

39. YOUTH ACTIVITIES

<u>Boys</u>	<u>Girls</u>
Traffic Rangers	C.G.I.T.

40. FAIRS

Annual Sports Day
Annual school track meet

41. HISTORIC SITES

An Indian monument located in the Stavely district consists of two large flat rocks standing on end and leaning together at the top.

42. CO-OPERATIVES

Alberta Wheat Pool
United Grain Growers

43. INDUSTRY AND BUSINESS

Type of Industry or Business	No. of Establishments	Producer or Manufacturer	Whole-sale	Re-tail
Auto Accessories	1	.....	.....	1
Banks	1	.....	.....	1
Barbers	2	.....	.....	2
Building Contractors	2	.....	.....	1
Blacksmith	1	.....	.....	1
Cartage Delivery	1	.....	.....	1
Chiropractors	1	visiting once weekly	.....	1
Coal Dealers	1	.....	.....	1
Cold Storage Lockers	1	.....	.....	1
Drug Stores	1	.....	.....	1
Dress Makers	2	.....	.....	2
Electrical Appliances	1	.....	.....	1
Electrical Contractors	1	.....	.....	1
Garages and Service Stns.	5	.....	.....	5
Grain Elevators	6	Total capacity 468,500 bushels	.....	3
General Stores	3	.....	.....	3

43 continued

Type of Industry or Business	No. of Establishments	Producer or Manufacturer	Whole-sale	Re-tail
Hair Dressers	1	.....	.....	1
Hardware	2	.....	.....	2
Hotels	1	.....	.....	1
Implements	6	.....	.....	6
Insurance and Real Estate	2	.....	.....	...
Lumber Yards	1	.....	.....	1
Milk Distributors	1	.....	.....	1
Meat Markets	1	.....	.....	1
Oil Distributors	5	.....	.....	5
Painters and Decorators	1	.....	.....	1
Plumbers	1	.....	.....	1
Pool Rooms	1	.....	.....	1
Propane Gas Storage	1	.....	1	1
Radio Repair	1	.....	.....	1
Restaurants	4	.....	.....	4
Shoe Repair	1	.....	.....	1
Theatres	1	.....	.....	1
Welding and Machine Shops	2	.....	.....	2
Woodworking	1	.....	.....	1

44. SITES

Residential and industrial sites adjacent to trackage are available, and could be served with electric power and natural gas.

45. INDUSTRIAL DEVELOPMENT

Stavely lies in one of the most prosperous cattle-ranching and grain farming districts in the province. The average yield during the past 15 years for wheat was 30 bushels and oats 60 bushels per acre.

The following figures show rail shipments for 1950. No figures are available to show the amount of products shipped by trucks.

Cattle	4,800 head
Horses	300 head
Sheep	375 head
Hogs	1,150 head
Wheat	900,000 bushels
Coarse grains	28,000 bushels

It is expected many farms in the surrounding district will be served with electric power during 1951.

46. TRADING AREA

The trading area extends 6 miles north, 5 miles south, 13 miles east and 18 miles west.

47. POPULATION

Trading area population - 1946 Federal Census 2,500
1950 estimate 3,000

Town population - 1946 Federal Census 299
1950 local census 350

48. INTERESTING VIEWS OF STAVELY AND DISTRICT

